

LAVEEN PLANNING COMMITTEE

Monday May 3, 2021 7:00 PM

MARICOPA COUNTY ZONING APPLICATION **Z2021011**

REQUEST:	Zone Change Modification of Conditions of Z2015074
PROPOSAL	Add a new condition to allow a Plan of Development for an off-site sign with deviation from standards.
LOCATION	NWC Ed Pastor/SMF Loop 202 and Baseline Road
OWNER/ AUTH'ZD AGENT	LGP Enterprises, Inc./Zack Pebler, 25820 S Arizona Ave, Chandler, AZ 85248
CONTACT	William F. Allison/Withey Morris, 602.230.0600
SIGN OWNER	LAMAR OUTDOOR ADVERTISING/ BRAD ?

Motion to Deny Application Z2021011; a Request for Zone Change Modification of Conditions of Z2015074, to Add a new condition to allow a Plan of Development for an off-site sign with deviation from four (4) development standards (Increase in height from thirty feet (30') to seventy feet (70') and increase sign face from 300 square feet to 672 square feet), as filed, and recommends approval with additional Stipulations as follows:

The LPC Recommends Approval subject to the following additional stipulations being included as conditions to Application Z2021011 ,Request for Zone Change Modification of Conditions of Z2015074, to ADD nine (9) new conditions to allow a Plan of Development for an off-site sign with deviation from standards:

That Off Premise Sign (BILLBOARDS) be Limited to:

1. Maximum Height: No greater than 48' feet, or the nearest Off-Premise structure (HOLT PROPERTY - 1,000 ft North).
2. Sign Is to be a Permanent Static Structure, able to support Vinyl Overlay Advertising.
3. Sign Face - Not to Exceed 300 square feet, as indicated in MCZO Development Guidelines for C-2 Zoning

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4. Sign Face shall be illuminated with LED fixtures not to exceed 2700K, which shall be supplied by Top Mounted, Solar Powered Decorative Fixtures that reflect the Agrarian Heritage and Rural character of the Laveen Area. No sign face shall face west, and shall not be illuminated any later than 11:00PM
5. In order to preserve the scenic beauty of the Laveen area, dark-skies, and Viewshed, applicant and property owners, both of the subject parcel, and of sign itself, any off-site advertising structure and sign-face erected now or in the future are barred from Conversion to a Digital EVMDS (LED SIGN).
6. Installation of a Decorative Pole Cover, and a service ladder to be hidden from view as approved by the Planning & Development Division.
7. Enhanced Landscaping , including trees, shall be installed along the Eastern Property Line to serve as screening to mitigate the visual impact of support structure and service boxes
8. Should the applicant seek to annex the subject property into the City of Phoenix, all stipulations shall be deemed to be a part of the adopted equivalent zoning district.
9. If Annexation were to take place, applicant will return to the LPC/LCRD for Information, Review, Possible Action and Public Comment prior any application for government action affecting use, zoning district or General Plan Designation.

MOTION BY : **Dan Penton** **SECOND: Jon Kimoto**
VOTE : **Dan: Yay** **Jon: Yay** **Sandy: Yay** **Phil: Yay**